

District II Advisory Board Minutes

August 4, 2008

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The District II Advisory Board meeting was held at 7:00 p.m. at the Rockwell Branch Library, 5939 E. 9th Street North. CM Schlapp was in attendance, (6) board members attended, (2) staff and approximately (5) citizens were in attendance. Only those individuals who signed in are listed as guests below.

Members Present

Joe Johnson
Max Weddle
Marty Weeks
Larry Frutiger
David Mollhagen
Daryl Crotts
Sam Jones-Youth Member
Allison Wegner-Youth Member

Phil Ryan
Tim Goodpasture
Aaron Mayes
Brian Carduff

Staff Present

Antione Sherfield- Neighborhood Assistant
Donna Goltry-Planning Department
Officer Lloyd-Wichita Police Department

Members Absent

Sarah Devries

Guests

Listed below

ORDER OF BUSINESS

CALL TO ORDER

The meeting was called to order at 7:00 p.m. DAB members did introductions. CM Schlapp welcomed everyone and explained how the DAB meeting is conducted. She advised that Chairman Joe Johnson runs the meeting as she likes to get feedback from her board on issues brought before them and feels that this is the best manner to receive that information. CM Schlapp introduced new District Advisory Board Youth Member Allison Wegner. Allison is a senior at Trinity High School.

APPROVAL OF MINUTES AND AGENDA

- **August Agenda approved (6-0)**
- **July Minutes approved (6-0)**

STAFF REPORT

1. Community Police Report

Officer Lloyd, provided information pertaining to current crime trends in District II. Officer Lloyd stated that there have been (2) arrest in connection with the mail thefts that were taking place in District II. He stated that Forest Hills has encouraged their residents to buy specialized mailboxes in an effort to reduce mail thefts in the neighborhood. Officer Lloyd also stated that there was a man running around in the 8200 block of E. Oxford partially naked. This individual was arrested and taken into custody. He spoke about the Hawker Beech Craft strike. WPD initially started out with 18 uniformed Officers under the impression there would problems with people entering and exiting the parking lots. By afternoon they had reduced that number to 4 Officers.

Officer Lloyd encouraged everyone to be aware of your surroundings and to keep garages closed if not using.

Recommended Action: Receive and file.

2. Public Agenda Items

Wayne Larson, Kansas State University Pollution Prevention Institute, presented information on environmentally preferred disposal techniques for excess or expired medications. Mr. Larson stated that when dealing with excess or expired medications, toilet –flushing disposal is no longer recommended. National studies have shown this common technique can negatively impact aquatic life.

Sedgwick County residents can utilize the most preferred option by taking their medications to the Sedgwick County Household Hazardous Waste Facility at 801 Stillwell in Wichita, KS. Mr. Larson stated that this service is free but, the facility can't accept controlled or narcotic substances.

If residents cannot take their medication to the Sedgwick County collection facility, they can use the kitty litter or coffee ground method recommended by the Kansas Department of Health and Environment. This involves crushing or dissolving solid medications in water, coffee or another liquid then making a paste by adding this liquid to a substance like coffee grounds or kitty litter. The final step is to put the paste in a closed container and place the container in the trash.

Recommended Action: Receive and file:

3. CUP2008-00023

Donna Goltry, Planning Department presented information in reference to amendment to DP-166 to permit an LED sign with video and animation capability for the Collegiate School Webb Road entrance.

BACKGROUND: The applicant proposes to amend DP-166 to permit an LED sign with video and animation capability for the Collegiate School Webb Road entrance. The proposed sign is 12 feet tall, 48 square-feet in size, and is proposed to have animation and video capability (see the attached sign elevation). The CUP currently permits signs consistent with the Sign Code. Within SF-5 Single-family Residential ("SF-5") zoning, institutional uses may request an administrative adjustment for electronic message board signs. However, animated signs are prohibited in residential zoning districts. A CUP amendment can authorize an animated sign, as desired by the applicant.

The applicant's proposed amendment to DP-166 states: *"One electric message sign with video and animation display shall be permitted on Parcel 5 adjacent to Webb Road. Maximum height shall be limited to 12'-0" and maximum sign area shall be 48 sq.ft. The sign shall be located a minimum of 150 feet from the south property line."*

The application area is the high school portion of the Collegiate School. Property north of the site is zoned GO General Office ("GO") and LC Limited Commercial ("LC") and

developed with an office building. Property south and west of the site is located within the same Lakepoint CUP, is zoned SF-5, and is developed with single-family residences. East of the site, across Webb Road, is the LI Limited Industrial (“LI”) zoned Raytheon property, which is primarily open space.

CASE HISTORY: The property is platted as a portion of Lot 1, Block 1, The Country Walk 2nd Addition, recorded in 1988. The CUP was originally approved in 1987, with no amendments to date.

Rob Hartman, Agent, made presentation on behalf of the applicant. Mr. Hartman stated the message board will be located on Webb Road just north of the main entrance. The message board will be located 200 plus ft. from any residential usages. Mr. Hartman stated the message board will back up to the Lakepoint development. He stated there are pine trees in the area that will provide screening.

Chairman Joe Johnson asked why the message couldn’t be placed in the easement.

Mr. Hartman stated that the City of Wichita doesn’t allow foundations in easements.

CM Schlapp asked how would the message board impact 13th street.

Mr. Hartman stated the message board would not impact 13th street at all. The message board will be quite a ways back.

Recommended Action: The DAB members voted (6-0) in support of the Planning amendment to DP-166:

One electric message sign with video and animation display shall be permitted on Parcel 5 adjacent to Webb Road. Maximum height shall be limited to 12’-0” and maximum sign area shall be 48 sq.ft. The sign shall be located a minimum of 150 feet from the property line and 55 feet from the East boundary line.”

4. CUP2008-00028

Donna Goltry, Planning Department presented information in reference to Amendment #4 to DP-154 to permit an electronic message board on Parcel 4 for Eastminster Presbyterian Church.

BACKGROUND: The applicant proposes to amend DP-154 to permit a monument sign with an electronic message center on Parcel 4, zoned SF-5 Single-Family Residential (“SF-5”) and developed with Eastminster Presbyterian Church. The property is located on the southeast corner of Webb Road and 19th Street North. The proposed sign is 16 feet 6 inches tall and 138 square feet in size (see the attached sign elevation) and would replace the existing monument sign for the church.

The CUP currently permits signs consistent with the Sign Code, except that flashing signs are prohibited. Within the SF-5 zone district, institutional uses may request an

administrative adjustment for electronic message board signs. However, the maximum size is limited to 100 square feet and the rate of change of the message cannot be more rapid than once per second, including the ability to scroll so long as the scrolled message does not change quicker than once per second. The CUP amendment is being sought to exceed the 100 square foot limitation.

DP-154 is a 47-acre CUP with a total of seven parcels. Parcel 5 is located north of 19th Street North and is zoned TF-3 Two-Family Residential (“TF-3”) and is an undeveloped parcel owned by Eastminster Presbyterian Church. Parcel 6, adjoining Parcel 5, is being developed with an assisted living complex on property zoned GO General Office (“GO”). Other uses in the CUP include a bank on Parcel 7, zoned LC Limited Commercial (“LC”), and an apartment complex (Quarters at Cambridge) on Parcels 1-3, zoned B Multi-Family Residential (“B”). Also, an office development zoned GO is located east of Webb Road between Parcel 5 and Parcel 6, but it is not included within the CUP.

A large medical office complex (DP-260) is located on property zoned GO directly west of the church. Clubhouse Villa Condominiums on property zoned SF-5 (DP-201) is located to the northwest, and large single-family residences on property zoned SF-5 (The Foliage) is located to the southwest. A commercial strip center is located on property zoned LI Limited Industrial (“LI”) to the south of the church site. To the east, the church owns a large vacant tract of unplatted land zoned SF-5.

CASE HISTORY: The property is platted as an Eastminster Addition, recorded March 25, 1986. The CUP was originally approved in 1986. Amendment #1 was filed in 1994 and withdrawn. Amendment #2 was approved in 1995 and allowed multi-family development on Parcels 1-3. Amendment #3 was approved in 2000 and accompanied the zone change of Parcel 6 to GO and Parcel 7 to LC.

Michael Bankston, Agent, made presentation on behalf of applicant. Mr. Bankston stated that the existing sign code will allow a 100 ft square ft. sign. Eastminster would like to request an additional 38 ft. square ft.; the additional sq. ft. will allow the Church to advertise to the community in reference to upcoming activities and weekly events.

CM Schlapp asked how far back from the street will the sign be placed?

Mr. Bankston stated the sign will be placed where the existing sign is in the drive.

CM Schlapp stated that there are a couple of message boards in town that are very distracting when driving by.

DAB Member David Mollhagen asked if the sign would be placed on the property line.

Mr. Bankston stated the sign would be placed at least 6 ft. back from the property line.

Chairman Joe Johnson stated that the closer to the street is the less distracting to drivers.

DAB Member Daryl Crotts stated that the closer to the road the more distracting the sign would be to drivers.

DAB Member Larry Frutiger asked if the applicant was requesting a waiver to the current sign code.

Donna Goltry, Planning Department stated that the applicant can have an electronic message board without continuous movement, minus full video animation by administrative adjustment without coming before the board.

Recommended Action: The DAB members voted (3-2) in support of the Planning Departments recommendation to approve the subject based on the following conditions.

1. General Provision 8e shall be added to DP-154 and state: One electronic message board monument style sign with video and animation display shall be permitted on Parcel 4 adjacent to Webb Road. The sign shall have a maximum height of 16 feet six inches and a maximum sign area of 100 square feet. The sign shall be a minimum of 150 feet from the south property line.
2. The applicant shall submit four revised copies of the CUP to the Metropolitan Area Planning Department within 60 days after approval of this case by the Governing Body, or the request shall be considered denied and closed.

With no further business, the meeting was adjourned at 8:45 p.m. The next DAB II Meeting will be September 8, 2008.

Respectfully Submitted,
Antione Sherfield, Neighborhood Assistant

Guest

James Washburn
Michael Bankston
Delores McCowan
Glen McCowan
Rob Hartman